DATED 16.

1967

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- to -

CHURCH OF SCIENTOLOGY OF CATIFORNIA

COHVEAVECE

- of -

freehold property known as Saint Hill Menor Bast Grinsteed in the County of Sussex.

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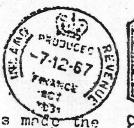
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ADWITTED IN EVIDENCE

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SOHN J FORCORAN, COUNTY CLERK

DEPUTY









THIS CONVEYANCE is made the

Normalian One thousand nine hundred and sixty seven

BETWEEL LAFAYETTE RONALD HUBBARD (more generally known as

LAFAYETTE RON HUBBARD) formerly
Of Saint Hill Manor East Grinstead in the
but now of Las Palmes, Canamy Islands

County of Sussex (hereinafter called "the Vendor") of the one part

and CHURCH OF SCIENTOLOGY OF CALIFORNIA (a Corporation incorporated

under Part I of Division Two of Title One of the Corporation Code of
the State of California United States of America and registered in

England) whose registered office in England is at 35/37 Fitzroy

Street London W.1. (hereinafter called "the Purchaser") of the other
part

WHEREAS the Vendor is seised of the property hereinafter described for an estate in fee simple in possession subject as hereinafter mentioned but otherwise free from incumbrances and has agreed to sell the same to the Purchaser for a like estate subject as aforesaid for the sum of Seventy eight thousand pounds

NOW THIS DEED made in pursuance of the said Agreement and IN CONSIDERATION OF THE SUM of Seventy eight thousand pounds now haid by the Purchaser to the Vendor (the receipt of which sum the Vendor hereby acknowledges)

WITNESSETH as follows :-

THE VEYDOR as Peneficial Owner HERERY CONVEYS unto the Purchaser ALL THAT the musion house known as Saint Hill in the Parish of East Grinstead in the County of Sussex with the lands buildings and hereditaments thereto belonging and containing 35.811 acres or thereabouts which said lands and premises are for the purpose of identification only delineated on the plans attached to the documents set out in the Second Schedule hereto and thereon coloured pink red blue green and yellow Together with but subject to the rights easements covenants reservations and privileges contained in the said documents TO HOLD the same unto the Purchaser in fee simple SUBJECT to and with the benefit of the Leases specified in the First Schedule hereto and the covenants contained in the instruments specified in the Third Schedule hereto so far as the same are still subsisting and carable of being enforced and affect the said property or any part thereof 3.

only but not further or otherwise that the Purchaser will at all times hereafter observe and perform the said covenants so far as aforesaid and keep the Vendor and his estate and effects indemnified

from and agair t all claims and demands respect thereof

THE PURCHASER HEREBY DECLARES that the terms of the respective leases referred to in the First Schedule hereto (the benefit of which said leases the Purchaserhereby further declares is vested in the Purchaser) shall forthwith merge and be extinguished in the fee simple of the property hereby conveyed

IN WITNESS whereof the parties hereto have hereunto set their hands and seals the day and year first before written

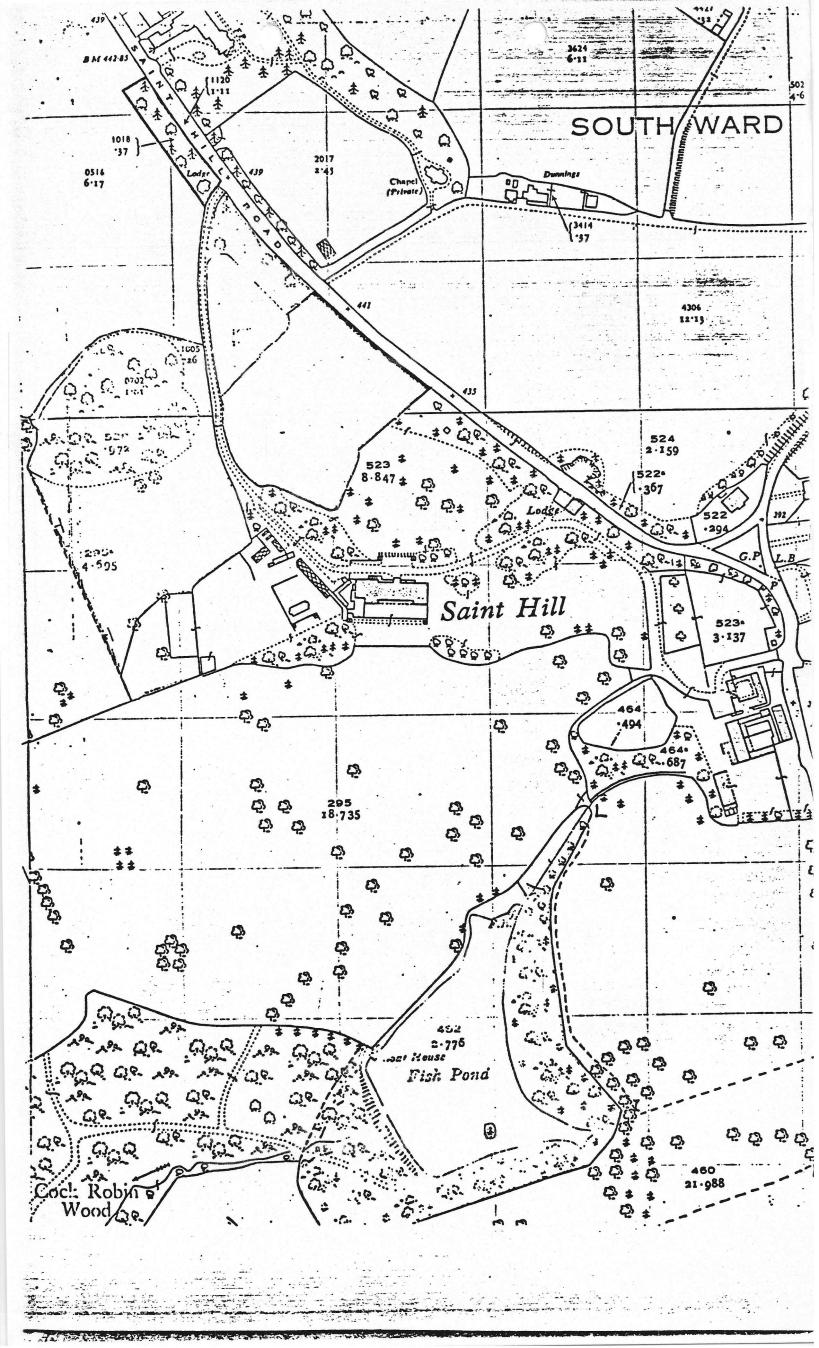
t in the second of the second	THE FIRST SCHEDULE	3
Date	Parties	Term
26th October 1959	The Vendor (1) Norma Webb and Peter Hemory (2)	10 years from 8th May 1959 at yearly rent of £2500.
6th April 1966	The Vendor (1) The Purchaser (2)	20 years from 6th April 1966
	THE SECOND SCHEDULE	
11th August 1959	Conveyance	His Highness Moharaje Sir Sawai Man Singh Bahadur Ruler of Stat of Jaiour (1) Broadland Properties Limited (2) The Vendor (3)
6th October 1959	Conveyance	(seme parties)
29th December 1961	Deed of Exchange	Herbert Ivor Hendley Jones (1) The Vendor (2)
15th October 1965	Deed of Conveyance and Release	Leslie William: Ballard (1) The Vendor (2) National Provincial Bank Ltd (3)
	THE THIRD SCHEDULE	
6th October 1959	Conveyance	His Highness Maharaja Sir Sawai Man Singh Bahadur Ruler of Stet of Jaipur (1) The Vendor (2)
29th December 1961.	Deed of Exchange.	Herbert Iver Handley Jones (1) The Vendor (2)
15th October 1965	Deed of Coveyance and Release	Toslie William Ballar (1) The Vendor Wational Provincial

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HUDDIPH in the profession of:-

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National Provincial

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H.M. LAND RE JISTRY

TITLE NUMBER BY1155489 A

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This register consists of a) 6

A. PROPERTY REGISTER

containing the description of the registered land and the estate comprised in the Title.

ADMINISTRATIVE AREA (County, County Borough etc.)

PARISH OR PLACE

SUSSEX

EAST CRINSTEAD

The Freehold land shown and edged with red on the plan of the above title filed at the Registry registered on 15 August 1969 known as Saint Hill Nanor, Saint Hill Road.

NOTE 1:-There are appurtenant to the land tinted pink and tinted blue on the filed plan the following rights granted by the Conveyance dated 11 August 1959 referred to in Entry No. of the Charges Register:-

"A full and free right for the Sub Purchaser and his successors in title the owner or own for the time being of the South Lodge forming part of the property hereby conveyed to the free passage and running of sewage water and soil as at present enjoyed from such propert through the pipes now laid under the said property edged brown on the said plan which discharge into the cesspool constructed on the said property edged brown on the said Plan close to the north east corner of the pond shown thereon from which cesspool the overflow is piped into the said pond the Sub-Purchaser contributing a proportionate part according to user of the cost of maintaining repairing renewing and cleansing the main drain cesspool overflow pipe and all other ancillary aparatus forming part of the said drainage system and also the full and free right and liberty to enter on to the said property edged brown on the said Plan for the purpose of inspecting repairing maintaining renewing or improving all oranch drainage pipes which solely serve the property hereby conveyed and which shall be maintained by the Sub-Purchaser at his own expense the Sub-Purchaser making good any damage thereby occasioned.

Remark:-The land edged brown referred to is similarly shown on the filed plan and the pontreferred to is shown thereon.

NOTE 2:-There are appurtenant to the land tinted yellow on the filed plan the following rights granted by the Conveyance dated 6 October 1959 referred to in Entry No. 3 of the Charges Register:-

"A right of way for the Sub-Purchaser and his successors in title the owner or owners for the time being of that part of the property hereby conveyed which is coloured yellow on the said plan or any part thereof at all times and for all purposes (including timber extraction and all forestry operations) and with or without animals vehicles and machinery of every description over tracks not exceeding 30 feet in width in each case across the adjoining land formerly belonging to the Vendor between the points marked G, H and J and also G, I, and L on the said plan subject to the person or persons for the time being exercising such rights contributing a fair proportion according to user of the cost of maintaining repairing and renewing such tracks."

Remark:-The land coloured yellow referred to is similarly shown on the filed plan and the points G, H, J, I and L referred to have been reproduced on the filed plan.

d. 53364 44000 4/67 W. G. & F. M. LIM.

THE SEAL of the CHIRCH OF
SCIENCIALOS OF CALIFORNIA
Was hereunto effixed in the
presence of:

VALUATION

NOTITION
SECRETARY

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SX115548 -- 3# SET SISTER WINDS B. PROPRIETORSHIP REGISTER VISCOUTO COME PROPRIETORSHIP REGISTER

stating nature of the Title, name, address and description of the proprietor of the land and any entries affecting the right of disposing thereof

TITLE ABSOLUTE signantia of such entry is the date or enter the un reverse president a retition of the rapider. min noithpeann. Entry church Of Scientology Of California of 33/37 Fitzroy Square, London 7.1.
registered on 15 August 1969. Value-stated 7. not to excee: - i ne microst-orie, per in trans. RESTRICTION registered on 15 August 1969:-Except under an Order of the 2. registrar no disposition or dealing is to be registered unless a certificate signed by the solicitor of the proprietor of the land is "" furnished that such disposition or dealing does not contravene any of the provisions of the Articles of Incorporation of the said proprietor that at the west to an a town a selfand the control of th de est (Andreading blacker onlineation and all fillering) ii. Tui in of thems. Due solvings clearly, thentie of fill as dies roso a costy that per all restrictive dealing part of though all the . ireaci gh half energy, become adaltog set no ever enger wir.i who where the of doesn't are the same of the winder inn. and the structures of a real about section 2 to a co and a paintedake a dress one to next of procession. 5.1. . 5.1. avia to a near last of a *:#1 .:1: in the straight of a bit has not never with of " wine and grand tree ever and id antil ever but had . The Established the first and account to or standar gesarfa and teril mrot spriegrafia a dia. . kom milialkoka vranc be vrenkana za יינהל.מ.ייד Abrical agreemy in de drive din diparto, ad. 1 La Light will rested make Fire will no mile to mit. zi riini to it tall held furnous no money part of free fore and a fire gain adultion and response side of sulfactuation article and and also to being m the cost universe to an interpretating and renowing to take 2001. 13 10.72 To the die of the bill the different below the to the after the the his course it is a the act time of the price of the will old word like bas nedas speased to galance one course. 12 313 .3 :: will all the party of the countries of the party of the first will be account. تنظ فيني included inspire our state in a continuous to no inspire arms and in S 200 1 14 with the stall beautiful all stales to section exposed at respect to the con-"." Jui. as sense to the entrant into the house of appeal printed and action uli. trae i and the adject yell ow on the color of a case in the color of at me seemed degin out only provided like out in Tare

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Any entries struck through in red are no longer subsisting of the contract of

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the said of the sa TITLE NUMBER SX115548 . 117

The date at the beginning of each entry is the date on which the entry was made on this edition of the register. 15 August 1969-The land tinted pink and tinted blue on the filed plan is subject to the following rights reserved by a Conveyance thereof dated 11 August 1959 made between (1) His Highness Naheraja Sir Sawai 1. Man Singh Bahadur (Vendor), (2) Broadland Properties Limited and (3) Lafayette Ron Hubbard (Sub-Purchaser):-"RESERVING unto the Vendor and his successors in title the rights easements and privileges contained in the Second Schedule hereto g 200 1 27 1 11 12 THE SECOND SCHEDULE hereinbefore 1. The right for the Vendor and his successors in title the owner or owners for the time being of the property edged green blue and red on the said Plan or any part thereof to pass and repass at all times and for all purposes (including timber extraction and all forestry operations) and with or without animals vehicles and machinery of every description over the secondary drive forming part of the property hereby conveyed between the points marked "A" and "B" "A" and "B" and owners for the time being of such property each contributing a fair. proportion according to user of the cost of maintaining repairing and renewing the said secondary drive 2. A right of way for the Vendor and his successors in title the owner or owners for the time being of the Home Farm Saint Hill aforesaid at all times and for all purposes (including timber extraction and all forestry operation) and with or without animals vehicles and machinery of every description over a track not exceeding thirty feet in width across that part of the property hereby conveyed which is hatched blue on the said plan between the points marked "L" and "M" on the said plan subject to the owner or owners for the time being of the said Home Farm contributing a fair proportion according to user of the cost of maintaining repairing and renewing the said track The right for the Vendor and his successors in title the owner or owners for the time being of the said Home Farm Saint Hill aforesaid to the free passage and running of sewage water and soil from the farm buildings there on which is piped to a cesspit constructed in the yard on the said Home Farm from which it continues to be piped through that part of the property hereby conveyed which is hatched blue on the said Plan and which discharges into a common disposal plant constructed on the said property edged yellow on the said Plan as indicated by the letter "X" on the said plan and also the right to enter on to the property hereby conveyed where necessary for the purpose of inspecting repairing maintaining renewing and cleansing the said cesspool and drainage pipes subject to the person or persons for the

in the exercise thereof and making good or paying reasonable compensation for all damage which may be so caused. NOTE: - The land edged green and blue referred to now forms part of the land in this title and accordingly the points A and B referred to no longer affect; the land edged red referred to is edged blue on the

somet chronich in red are no longer subsisting was a new think to

time being exercising such right doing as little damage as possible

Continued.

TITLE NUMBER SX115548 JTH

	THE NUMBER SALLYJADJIII	
Entry	The date at the beginning of each entry is the date on which the entry was made on this edition of the register.	Application number and remarks
	The second secon	
	filed plan; the points A and D referred to have been reproduced	
•	thereon, the points L and M referred to have been reproduced thereon,	ASTOR OF STATE AND ADDRESS OF THE PARTY OF T
	the land hatched blue referred to is tinted blue thereon; the land	ATT THE AREA OF TH
	coloured yellow referred to is similarly shown thereon and the point	ilohin
	X referred to has been reproduced thereon	ALL PLOOP IN
	A referred to has been reproduced thereon	. See 3
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		" density
2.	15 August 1969-The land tinted pink and tinted blue on the filed plan is	adores.
	subject to the following rights contained in the Conveyance dated	
	11 August 1959 referred to in Entry No. 1 above:-	-
	" The right of the Weir Wood Water Board to maintain in	
•	perpetuity a water main under part of the property hereby conveyed and	
	The first the second of the second of the second se	
	All such privileges and advantages whether as regards way	
	support water drainage light or of laving and maintaining water or	
	other pipes or mains of any nature whatsoever for the benefit of any	1. 34-2.
	property now or formerly forming part of the Vendor's Saint Hill	A 07. 24
	Estate (whether still retained by the Vendor or not) or any other	15.15 1000 .
	adjacent property as the owners tenants or occupiers thereof are now	
	adjacent property as the owners tenants of occupiers whereof are now	
	or have been accustomed to enjoy by way of easements quasi-easements	7.
	profits a prenare or otherwise (whether subject to payment or not)."	44.
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	15 August 1969-The land tinted yellow, edged yellow, tinted brown and	
	tinted mauve on the filed plan is subject to the following rights	A 70
	reserved by a Conveyance thereof dated 6 October 1959 made between (1)	
	His Highness Maharaja Sir Sawai Man Singh Bahadur (Vendor), (2)	.91 .91
	Broadland Properties Limited and (3) Lafayette Ron Hubbard (Sub-	
	Purchaser):-	
	Purchasery:-	
	Hamperstructure the Vender and his espaceane in title the wights the	
	"RESERVING unto the Vendor and his successors in title the rights.	
	easements and privileges. contained in the Third Schedule hereto.	a sevant
	THE THIRD SCHEDULE hereinbefore referred to the third th	- 40 A
	and the second of the first of the second second	Talan .
	1. The right for the Vendor and his successors in title the owner or	·I·· ·ar
	owners for the time being of Home Farm Saint Hill aforesaid to take a	
	supply of water from the existing water supply system on those parts	1:11,
	of the property hereby conveyed which are coloured blue and green on	
	the said plan and the right to enter on those parts of the property :	Lilia :
	hereby conveyed which are coloured blue green and red on the said plan	12.41.2 42
	nereby conveyed which are conounced of increating maintaining randining	,
	(where necessary) for the purpose of inspecting maintaining repairing	er fitte
	and renewing the reservoir situated on that part of the property	
	hereby conveyed which is coloured blue on the said plan and all pipes	
	and apparatus ancillary to the said water supply system Subject to	
	the person or persons for the time being exercising such rights	
•	doing as little damage as possible in the exercise thereof and making.	200 - 200 - 200
•	good or paying reasonable compensation for all damage which may be so	
	caused.	
	2. The right for the Vendor and his successors in title the owner or	
	Z. The right for the vendor shu has successors in trute wie owner of	
	owners for the time being of the said Home Farm Saint Hill aforesaid	
	to the free passage and running of sewage water and soil from the	
	farm buildings thereon which is pipes to a cesspit constructed in the	
	Yard on the said Home Farm from which it continues to be piped	
	through the adjoining land of the Sub-Purchaser and which discharges	
	Continued.	

Entry	The date of the territory of the date of the territory of	The second
nombo	The date at the beginning of each entry is the date on which the entry was made on this edition of the register, qui	Application num
	into a common disposal plant constructed on the said property coloured yellow on the said plan where indicated by the letter X on the said plan and also the right to enter on to the property hereby conveyed where necessary for the purpose of inspecting repairing maintaining pipes subject to the person or persons for the time being exercising such rights doing as little damage as possible in the exercise thereof and making good or paying reasonable compensation for all damage which may be so caused. 3. The right for the Vendor and his successors in title the owner or owners for the time being of the property edged red on the said plan mentioned property into an open ditch on that part of the property not the right to enter on the said land coloured green on the said plan where necessary for the purpose of inspecting maintaining renewing and cleansing the drainage pipes subject to the person or persons for possible in the exercise thereof and making good or paying reasonable compensation for all damage which may be so caused. NOTE:—The land coloured blue, green and red referred to is edged yellow.	and Jamaris
	marked X referred to has been reproduced thereon and the land edged.	demil. I
4.	The right of the weir wood water Board to maintain in perpetuity a water main under those parts of the property hereby conveyed which are coloured red and blue on the said plan with and work and the said plan with and water drainage light or of laying and maintaining water or other pipes or mains of any nature whatsoever for the benefit of any property now or formerly forming part of the Vendor's Saint Hill Estate (whether as the owners tenants or occupiers thereof are now or have been accustomed to enjoy by way of easements quasi-easements profits a prendre or otherwise (whether subject to payment or not) which is a coloured red and blue referred to is tinted mauve and edged yellow respectively on the filed plan.	cal cal
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	Any entries assual at.	

